

MEETING SUMMARY
LAUREL HILL ADAPTIVE REUSE CITIZEN TASK FORCE MEETING
January 8, 2004 / 7:00 PM

Task Force Members Present: Tim Sargeant (Chair), Robert W. Cosgriff (Vice-Chair), Albert B. Akers, Neal McBride, Penny Wilkinson, Jennifer Heinz, Irma Clifton, Sheila Coates, Beverly Cosham, Ellice Ammana, Liz Bradsher (for Penny Wilkinson)

Task Force Members Absent: Douglas M. Wren, Dave Patten, Brian Scott Tishuk

Department of Planning and Zoning: Marianne Gardner, Charlene Fuhrman-Schulz, Lindsay Mason

Department of Public Works and Environmental Services: James Patteson, John Howard

EDAW: Paul Moyer

I. Review of meeting summaries from November 20th and December 18th

Tim Sargeant called the meeting to order and asked the Task Force members for comments on the meeting summary from the two previous meetings. Motion to approve the meeting summary from November 20th was made by Beverly Cosham without changes. Motion was seconded by Al Akers and passed unanimously.

Motion to approve the meeting summary from December 18th without changes was made by Neal McBride and seconded by Jennifer Heinz. Motion passed unopposed, with one abstention.

II. Update on building stabilization

James Patteson from the Public Facilities Division of the Department of Public Works and Environmental Services gave a report on the building stabilization efforts at Laurel Hill. The DCDC let the buildings go somewhat during the last few years of its ownership. The current goal is to minimize deterioration. Emergency level maintenance is being done with the funds available. The original funds allocated to Laurel Hill also had to be used for improving security and safety of the property, including replacing locks and fences.

No contract has been signed yet to provide a building condition assessment for the adaptive reuse areas. When a contract is signed, the consultant will be tasked to study what should be done to protect the buildings long-term. In their report, the consultant is expected to prioritize and provide cost estimates for the projects to be completed. Mr. Patteson estimates that the contract will be signed soon after January 16th, with the assessment moving forward immediately afterward. The assessment is anticipated to take approximately 7 weeks to complete.

Question from Tim Sargeant: Is it true that there is no designated funding available for maintenance?

Answer: The Board allocated \$2 million for asbestos abatement, but in terms of maintenance there is only a small amount available for emergency repairs.

Question from Tim Sargeant: What is the thinking on the roads on the property?

Answer: Apple Orchard Road is in severe disrepair, with large potholes. The County will need to decide if it should be repaired, made safer, or closed, and is at risk having a road in such a state. The money for repair would come from the 2005 budget, or from funds remaining in the Laurel Hill project budget, which was intended for stormwater ponds, asbestos, and other maintenance. Burma Road is also in need of repair.

Ellice Amanna: Motion to object to the use of asbestos funds for repairs to Apple Orchard Road or Burma Road.

Motion seconded by Sheila Coates.

Motion passes with 9 Task Force members in favor, zero opposed.

Question from Neil McBride: Are the Nike missile buildings being looked at separately from the JMA study?

Answer: The Park Authority is looking at those buildings for reuse.

Question from Al Akers: Can you put in writing the update you have given tonight, including hard facts and what may happen?

Answer from James Patteson: That is not a problem, but would like to wait until after the Policy Committee meeting on the 16th to draft and send out a report.

III. Process and format of January 17th Planning Workshop

Tim Sargeant reviewed a list of materials that each Task Force member should have before the workshop on January 17th. Staff will assist members in obtaining those documents they are missing if notified beforehand.

A revised version of the dog training center proposal was distributed. A representative from CVE stated their proposal will be delivered and sent electronically to staff by January 15th.

Paul Moyer discussed ideas for the format of the workshop, which is planned from 9:00 am to 2:00 pm, with Task Force members being available after 2 pm to answer questions from the public. A draft agenda for the workshop was presented, starting with a discussion of the purpose of the workshop, reviewing the scenarios and findings, evaluating the scenarios using a criteria matrix, and finally looking at the proposals that have been submitted.

Paul will be the facilitator of the meeting. EDAW staff will be available to provide information and answer questions. Although the workshop will be a public meeting, only the task force members will participate. Lunch will be provided by the Department of Planning and Zoning.

Comment from Al Akers: The principles adopted by the Task Force must be used in the evaluation matrix.

Response from Marianne Gardner: The criteria Paul developed do include the principles, but they have been reworded and regrouped.

Paul Moyer: They can be rewritten and reorganized to be more clearly linked to the principles. Task Force members should review the proposed list and email Paul with suggestions for additions or deletions.

Comment from the Task Force members: The discussion of the proposals that have been submitted should follow the evaluation of the scenarios because the purpose of the workshop is to come up with a general concept for redevelopment, but not specific projects. Once the concept is selected, the proposals can be evaluated based on how they fit into the recommended scenario.

Comment from Jennifer Heinz: Will the task force consider in this workshop discussion the endorsement of any of the various proposals that have been presented to the task force to date?"

Response from Tim Sargeant: It is up to the Task Force members have a responsibility to help set the agenda by bringing topics such as proposals to the discussion and to help steer the direction of conversation.

Charlene will email the information on schools.

The meeting was adjourned.

The Task Force workshop is scheduled for 9:00 a.m. to 3:00 p.m., Saturday, January 17th, 2004, Room 232 at the Fairfax County Government Center. The next Task Force meeting is scheduled for 7:00 p.m., Tuesday, January 20, 2004, Room 232 at the Fairfax County Government Center.